



CITY OF LODI

COUNCIL COMMUNICATION

AGENDA TITLE: Request by All State Packers, Inc, 6011 East Pine Street, for Additional Water Service (Fire Protection)

MEETING DATE: May 19, 1993

PREPARED BY: Public Works Director

RECOMMENDED ACTION: That the City Council discuss and take appropriate action.

BACKGROUND INFORMATION: The City of Lodi received the attached letter (Exhibit 1) from All State Packers, Inc., dated November 23, 1992, requesting additional water service exclusively for fire protection. Also attached is subsequent correspondence relating to this matter. (December 8, 1992 - Exhibit 2; March 29, 1993 - Exhibit 3; and April 26, 1993 - Exhibit 4).

The City Code reads as follows with respect to providing water service outside the City limits:

13.06.020 Rates outside city.

The City will not normally serve water outside the City limits. In those cases where it is authorized by the City Council, the rates shall be established by resolutions of the City Council. (Ord 1333 § 1 (9) (I), 1984; Prior code § 26-2).

The above City Code section requires that the City Council authorize any service outside the City limits.

The City of Lodi is presently serving All State Packers, Inc, with a 4" metered domestic water service and has for over 20 years. Their current rate is 1½ times the rate of metered customers within the City limits. This rate has been a standard practice for several customers (4) outside the City limits. However, there is no monthly charge for any customers that have fire protection services.

Serving All State Packers, Inc. with a second water service for fire protection should be conditioned upon the following requirements:

1. All State Packers, Inc. agree to all applicable conditions of the Lodi City Code related to water service, cross connection, water conservation, etc.
2. All State Packers, Inc. pay any future fire service rate established by City Council (currently no fee is existing).
3. All State Packers, Inc. pay the water impact fee. The current fee is \$1,480 per acre. All State Packers, Inc. site fee would be \$4,662 based on 3.15 acres.
4. All State Packers, Inc. pay \$4,315 for work performed by City forces to make available the actual connection point.

APPROVED: _____

THOMAS A. PETERSON
City Manager

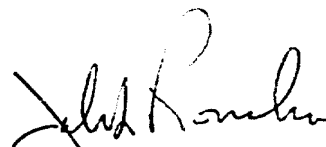


5. All State Packers, Inc. understands that their statutes will be that of any other water customer of the City. No special relationship is created hereunder.

All State Packers, Inc. has agreed to the above conditions. Refer to Exhibits 3 and 4.

If the City Council agrees with this request, staff will prepare a letter-type agreement covering the above items.

FUNDING: None required.



Jack L. Ronsko
Public Works Director

JLR/FEF/sh

Attachments

Prepared by Fran E. Forkas, Water/Wastewater Superintendent

cc: City Attorney
Water/Wastewater Superintendent
All State Packers, Inc, Peter V. Craig
Engineering, Sharon Welch

ALL STATE PACKERS, INC.

P. O. BOX 350, LODI, CALIFORNIA 95241

(209) 369-3586 FAX 369-5465

RECEIVED

November 23, 1992

City Of Lodi
Public Works Dept.
221 Pine St.
Lodi, CA 95240

NOV 25 1992



CITY OF LODI

MUNICIPAL SERVICE CENTER

Attn: Mr. Fran Forkas

Dear Sir:

My name is Peter Craig. I am the Operations Manager for All State Packers, Inc.. All State Packers is located at 6011 E. Pine Street; just past the Lodi traction line on the property north of Pine and paralleling the city limits boundary, between Pine Street and Victor Road.

We currently have city water for domestic use. I would like to petition the City for additional water for the sole purpose of fire protection. Our past expansion, plus any future expansions, depend on our having a reliable source of water.

Upon approval, we will install hydrants per the Uniform Fire Code and located in accordance with Mockelumne Rural Fire District's regulations.

Thank you for your consideration in this matter.

Respectfully,

ALL STATE PACKERS, INC.

A handwritten signature in dark ink, appearing to read "Peter V. Craig".

Peter V. Craig
Operations Manager

PC/km

cc: Jack Ronsko
file

EXHIBIT 2

CITY COUNCIL

PHILLIP A. PENNINO, Mayor
JACK A. SIEGLOCK
Mayor Pro Tempore
RAY G. DAVENPORT
STEPHEN J. MANN
JOHN R. (Randy) SNIDER

CITY OF LODI

CITY HALL, 221 WEST PINE STREET
P.O. BOX 3006
LODI, CALIFORNIA 95241-1910
(209) 334-5634
FAX (209) 333-6795
December 8, 1992

THOMAS A. PETERSON
City Manager
ALICE M. REIMCHE
City Clerk
BOB McNATT
City Attorney

All State Packers, Inc.
Attention: Mr. Peter V. Craig, Operations Manager
P.O. Box 350
Lodi, CA 95241

SUBJECT: Requested Fire Protection Service for 6011 East Pine
Street

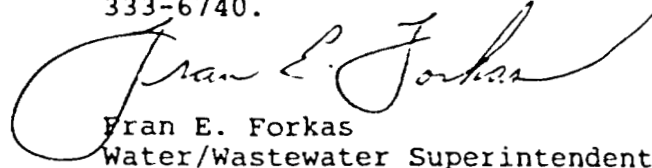
The City is in receipt of your letter dated November 23, 1992. A quicker acknowledgement was hampered by the Thanksgiving holiday and some required vacation time on my part.

In the next few days I'll contact you for a field review to determine a possible point of connection. Once this has been established, a proper cost estimate can be developed. This cost along with other applicable costs and requirements will be summarized and forwarded to your firm for consideration. The City will also need to know the total acreage being protected with the proposed fire service.

If the costs and requirements are acceptable to your firm, City staff will prepare a request for service to the Lodi City Council on your behalf.

Enclosed are City of Lodi Standard Plans 401, 402, 405, 407, 408, 409, and 413 which are required of properties being served water for fire protection with a private well. These standards should be submitted to the Mokelumne Rural Fire District for their acceptance.

If you have any questions or need to contact my office, phone 333-6740.



Fran E. Forkas
Water/Wastewater Superintendent

FEF/sh
cc: Public Works Director
Enclosures

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CITY COUNCIL

PHILLIP A. PENNINO, Mayor
 JACK A. SIEGLOCK
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THOMAS A. PETERSON
 City Manager
 JENNIFER M. PERRIN
 City Clerk
 BOB McNATT
 City Attorney

March 29, 1993

All-State Packers, Inc.
 Attention: Mr. Peter V. Craig, Operations Manager
 P.O. Box 350
 Lodi, CA 95241

APR 1 1993
 CITY OF LODI

SUBJECT: Fire Protection Service for 6011 East Pine Street

On March 22, 1993 my office received information requested in the City's letter dated December 8, 1992 (enclosed). That information was acceptance or approval by Mokelumne Rural Fire District of the use of Lodi Public Works Construction Standard Plans for your proposed fire protection system. And the total acreage to be protected with the proposed fire service. These two items have now been satisfied.

Prior to submitting a formal request to the Lodi City Council for fire protection service a signed copy of this letter will need to be returned, which covers the following typical requirements.

- o All-State Packers, Inc. will agree to all applicable conditions of the Lodi City Code related to fire services, cross connections, and water conservation.
- o All-State Packers, Inc. agrees to pay any future fire service rate established by the Lodi City Council (currently no fee is existing).
- o All-State Packers, Inc. pay the water impact mitigation fee. The current fee is \$1,480 per acre. The information submitted shows your facility's total water impact fee would be \$4,662 based on 3.15 acres.
- o All-State Packers, Inc. also agrees to pay \$4,315 for work performed by City forces to make available the actual connection point (a copy of estimate enclosed).
- o All-State Packers, Inc. hereby agree that in the event said property they own or future owners and served by the subject fire service is included in any petition for annexation to the City, All-State Packers, Inc. or future owner will not file an objection to same. *PC*
- o All-State Packers, Inc. understands that their statues will be that of any other water customer of the City. No special relationship is created hereunder.

If you concur with these typical conditions outlined in this letter, please sign in the area provided and return as soon as possible. The Public Works staff will the proceed with a Council Communication for City Council consideration.

All-State Packers, Inc.
March 29, 1993
Page 2

If the Lodi City Council approves your request for a fire protection service then a formal agreement will be developed for your signature and the Lodi City Manager and a billing for the fees discussed earlier.

If you have any questions or comments please contact me at 333-6740.


Fran E. Forkas
Water/Wastewater Superintendent

Conditional Acceptance By: 

Title: OPERATION MANAGER

Enclosures

cc: Public Works Director
City Attorney
Sharon Welch

PETER U. CRAIG

ALL STATE PACKERS, INC.

P. O. BOX 350, LODI, CALIFORNIA 95241
(209) 369-3586 FAX 369-5465

April 26, 1993

City of Lodi
221 W. Pine St.
Lodi, Ca. 95240

Attention: Fran Forkas, Water/Wastewater Sup.

Subject: Requirements for fire protection service for
6011 E. Pine Street

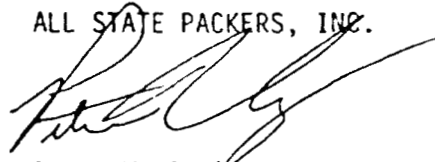
Dear Mr. Forkas:

On March 3, 1993, I received a list of typical requirements that were perceived to apply to All State Packers, Inc.. Of the six requirements, five received no objections and All State Packers Inc. will comply. But one is felt to be out of line at this time. "All State Packers, Inc. hereby agrees that in the event said property they own or future owners and served by the subject fire service is included in any petition for annexation to the city, All State Packers Inc. or future owner will not file an objection to same."

City annexation could have many positive affects to any annexee. The potential for negative side affects are also possible. We are not ready to do a detailed study at this time. We would prefer not to waive our rights at this time. We'd like to consider this issue at a more pertinent time.

Yours truly,

ALL STATE PACKERS, INC.



Peter V. Craig
Operations Manager

PVC:h1



CITY OF LODI

COUNCIL COMMUNICATION

AGENDA TITLE: Request by All State Packers, Inc, 6011 East Pine Street, for Additional Water Service (Fire Protection)

MEETING DATE: May 19, 1993

PREPARED BY: Public Works Director

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2. All State Packers, Inc. pay any future fire service rate established by City Council (currently no fee is existing).
3. All State Packers, Inc. pay the ^{appropriate} water impact fee. ^{based on the acreage being served,} The current fee is \$1,480 per acre. ~~All State Packers, Inc. site fee would be \$4,662 based on 2.46 acres~~
4. All State Packers, Inc. pay \$4,315 for work performed by City forces to make available the actual connection point.

APPROVED: _____

THOMAS A. PETERSON
City Manager

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All State Packers, Inc. - Additional Water Service
May 19, 1993
Page Two

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FUNDING: None required.



Jack L. Ronsko
Public Works Director

JLR/FEF/sh

Attachments

Prepared by Fran E. Forkas, Water/Wastewater Superintendent

cc: City Attorney
Water/Wastewater Superintendent
All State Packers, Inc, Peter V. Craig
Engineering, Sharon Welch

• CITY COUNCIL

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(209) 334-5634
FAX (209) 333-6795
May 11, 1993

THOMAS A. FETERSON
City Manager

JENNIFER M. PERRIN
City Clerk

RECEIVED
93 MAY 13 PM 2:28

B. J. McNATT
City Attorney

JENNIFER M. PERRIN
CITY CLERK
CITY OF LODI

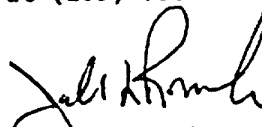
All State Packers, Inc.
Attn: Peter V. Craig
Operations Manager
P. O. Box 350
Lodi, CA 95241

SUBJECT: Request by All State Packers, Inc., 6011 East Pine Street,
for Additional Water Service (Fire Protection)

Enclosed is a copy of background information on an item that will be discussed at the City Council meeting on Wednesday, May 19, 1993, at 7:00 p.m. The meeting will be held in the City Council Chamber, Carnegie Forum, 305 West Pine Street. You are welcome to attend.

If you wish to communicate with the City Council, please contact Jennifer Perrin, City Clerk, at (209) 333-6702.

If you have any questions about the item, please call Fran Forkas or me at (209) 333-6706.



Jack L. Ronsko
Public Works Director

JLR/lm

Enclosure

cc: City Clerk ✓

LALLSTAT.NCC/TXTW.02M